



Harper

Assessment Property Record Card for Tax Year 2026

Data provided by SHAYLYN WEDER County Assessor

Date 02/06/2026
 Time 06:34:17
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| Assessment Data | | | | | Primary Image | | | | |
|---|--------------------------|------------------------------|------------|-----------|------------------------------------|-------------|---------------|---------------|-------------|
| Account | 300003069 | | | | No Image On File | | | | |
| Parcel ID | 0000-05-28N-21W-1-001-00 | | | | | | | | |
| Cadastral ID | 0000-28N-21W-05-1-001-00 | | | | | | | | |
| Property Type | REAL - Real Property | | | | | | | | |
| Property Class | RA | VI Area | 2 | | | | | | |
| Tax Area | 102 - 4R-BUFFALO | | | | | | | | |
| Name ID | 13672 | | | | | | | | |
| HOWARD, PHYLLIS A. REV TRUST | | | | | | | | | |
| TRUSTEE: PHYLLIS A. HOWARD | | | | | | | | | |
| 19908 EW 5 RD BUFFALO OK 73834-0000 | | | | | | | | | |
| Parcel Location | | | | | | | | | |
| Situs | 528N21W11 | | | | | | | | |
| Subdivision | | | | | | | | | |
| Lot/Block | / | Parcel Size | 80 - Acres | | | | | | |
| Sec/Twn/Rng | 5 / 28 / 21 / 1 | | | | | | | | |
| Neighborhood | 1000 - COUNTY | | | | | | | | |
| School District | 4-BUFFAL - 4-BUFFALO | | | | | | | | |
| Legal Description | | | | | Building Permits | | | | |
| SEC.5-28-21 SE4NE4; NE4SE4 BOOK 759 PAGE 88 UND 1/2 INT EACH: | | | | | Lat/Long: 36.94735934 -99.47878098 | | | | |
| | | | | | Number | Description | Opened | Closed | Amount |
| | | | | | | | | | |
| Exemptions | | | | | Sale History | | | | |
| Code | Type | Active | Maximum | Exemption | Bk/Pg | Grantor | Date | Price | Code |
| | | | | | | | | | |
| Parcel Valuation | | | | | | | | | |
| Source | REAL | | Fair Cash | Capped | Asmnt Level | Assessed | Levy Rate | 78.740 | Current Tax |
| Remove Cap | | Land Value | 5,958 | 5,958 | 12% | 715 | Assessed | 715 | 56.30 |
| Year Frozen | | Improvements | 0 | 0 | | 0 | Penalty | 0 | |
| Uncapped Value | 0 | Mobile Home | 0 | 0 | | 0 | Exemption | 0 | 0.00 |
| TIF Project ID | 0 | Total Value | 5,958 | 5,958 | | 715 | Total Taxable | 715 | 56.00 |
| Assessment History | | | | | | | | | |
| Tax Year | Statement Number | Billed Owner | | | Tax Area | Total Value | Exemptions | Taxable Value | Billed Tax |
| 2025 | 2025-300003069 | HOWARD, PHYLLIS A. REV TRUST | | | 102 | 5,958 | 0 | 715 | 56.00 |
| 2024 | 2024-300003069 | HOWARD, PHYLLIS A. REV TRUST | | | 102 | 5,958 | 0 | 715 | 58.00 |
| 2023 | 2023-300003069 | HOWARD, PHYLLIS A. REV TRUST | | | 102 | 5,958 | 0 | 715 | 59.00 |
| 2022 | 2022-300003069 | HOWARD, PHYLLIS A. (TRUST) & | | | 102 | 6,007 | 0 | 721 | 59.00 |
| 2021 | 2021-300003069 | HOWARD, PHYLLIS A. (TRUST) & | | | 102 | 6,007 | 0 | 721 | 60.00 |
| 2020 | 2020-300003069 | HOWARD, PHYLLIS A. (TRUST) & | | | 102 | 6,007 | 0 | 721 | 59.00 |
| 2019 | 2019-0003069 | HOWARD, PHYLLIS A. (TRUST) & | | | 102 | 6,007 | | 721 | 60.00 |
| 2018 | 2018-0003069 | HOWARD, PHYLLIS A. (TRUST) & | | | 102 | 6,007 | | 721 | 60.00 |
| 2017 | 2017-0003069 | HOWARD, PHYLLIS A. (TRUST) & | | | 102 | 6,007 | | 721 | 60.00 |
| 2016 | 2016-0003069 | HOWARD, PHYLLIS A. (TRUST) & | | | 102 | 6,007 | | 721 | 61.00 |
| 2015 | 2015-0003069 | HOWARD, PHYLLIS A. (TRUST) & | | | 102 | 6,007 | | 721 | 57.00 |
| 2014 | 2014-0003069 | HOWARD, PHYLLIS A. (TRUST) & | | | 102 | 6,007 | | 721 | 58.00 |
| 2013 | 2013-0003069 | HOWARD, PHYLLIS A. (TRUST) & | | | 102 | 6,007 | | 721 | 57.00 |



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| Lot Data | | Primary Image | | | | | | |
|----------------------------|-------------|-----------------------------------|------|------|-------|-----------|------|-------|
| Lot Size | - | | | | | | | |
| Lot Count | | | | | | | | |
| Units Buildable | | | | | | | | |
| Non-Ag Acres | 0 | | | | | | | |
| Topography | | | | | | | | |
| Street Access | | | | | | | | |
| Utilities | | | | | | | | |
| Amenities | | | | | | | | |
| Method | | | | | | | | |
| Base Lot Value | | | | | | | | |
| Factor Value | | GRM Approach | | | | | | |
| Adjustments | | GRM Code | | | | | | |
| Lot Value | | Gross Rent | | | | | | |
| Residential Data | | Indicated Value | | | | | | |
| Type | | Multiple Regression | | | | | | |
| Condition | - | MRA Code | | | | | | |
| Quality | - | Adusted R | | | | | | |
| Architecture | | Indicated Value | | | | | | |
| Style | | Direct Comparables | | | | | | |
| Exterior Wall | | Selection Model | | | | | | |
| Base/Total Area | / | DEFAULT DEFAULT SELECTION MODEL | | | | | | |
| Style | | Adjustment Model | | | | | | |
| HVAC | | DEFAULT DEFAULT ADJUSTMENTS TABLE | | | | | | |
| Roof Cover | | Comparables | | | | | | |
| Area on Slab | | Indicated Value | | | | | | |
| Fixture/RghIn | / | Value Reconciliation | | | | | | |
| Bed/F/H Bath | // | Selected Approach | | | | | | |
| Basement Area | | Cost Approach | | | | | | |
| Garage Type | | Improvements | | | | | | |
| Remodel | | Lot Value | | | | | | |
| Year/Eff Age | / | Indicated Value | | | | | | |
| Cost Approach | | Agland Value | | | | | | |
| Manual : | | 5,958 | | | | | | |
| Base Cost | 0.00 | Site Improvements | | | | | | |
| Roofing Adj | + 0.00 | Total Value | | | | | | |
| Subfloor Adj | + 0.00 | 5,958 0.00 Total Value Per SqFt | | | | | | |
| Heat/Cool Adj | + 0.00 | | | | | | | |
| Plumbing Adj | + 0.00 | | | | | | | |
| Basement Adj | + 0.00 | | | | | | | |
| Adj Base Cost | = 0.00 | | | | | | | |
| Total Area | x | | | | | | | |
| Adjusted Cost | = 0 | | | | | | | |
| Total Misc Impr | + 0 | | | | | | | |
| Garage Cost | + 0 | | | | | | | |
| Total RCN | = 0 | | | | | | | |
| Depreciation (0%) | - 0 | | | | | | | |
| Lump Sums | + 0 | | | | | | | |
| RCNLD | = | | | | | | | |
| Lot Value | + 0.00 | | | | | | | |
| Indicated Value | = | | | | | | | |
| Value Per SqFt | 0.00 | | | | | | | |
| Miscellaneous Improvements | | | | | | | | |
| Code | Description | Sketch ID | Size | Year | Units | Unit Cost | Depr | Value |



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Agland Inventory

300003069

| Soi | Description | Land Use | LPI | Adj Type | Adj Code | Acres | Use/Acre | Mkt/Acre | Use Value | Market Value |
|---------------------|----------------------|----------|-----|----------|----------|--------|----------|----------|-----------|--------------|
| CA | CAREY SILT 1-3% | NP | 50 | | | 1.451 | 160 | 160 | 232 | 232 |
| LD | LOAMY ALLUVIAL LAND | CR | 33 | | | .405 | 168 | 168 | 68 | 68 |
| LD | LOAMY ALLUVIAL LAND | NP | 33 | | | .857 | 106 | 106 | 91 | 91 |
| QA | QUINLAN LOAM | CR | 11 | | | .355 | 56 | 56 | 20 | 20 |
| QA | QUINLAN LOAM | NP | 11 | | | 32.675 | 35 | 35 | 1,150 | 1,150 |
| WB | WOODWARD 3-8% | NP | 33 | | | 8.437 | 106 | 106 | 891 | 891 |
| WD | WOODWARD-QUINLAN3-8% | CR | 23 | | | 15.544 | 117 | 117 | 1,820 | 1,820 |
| WD | WOODWARD-QUINLAN3-8% | NP | 23 | | | 19.340 | 74 | 74 | 1,423 | 1,423 |
| YA | YAHOLA FINE SANDY | CR | 55 | | | .938 | 280 | 280 | 263 | 263 |
| CR Totals | | | | | | 80.000 | | | 5,958 | 5,958 |
| Total Agland | | | | | | 80.000 | | | 5,958 | 5,958 |